

The Land and General Investment Company Limited.

(Incorporated by the Dominion Government)

Canada Lands, Timber, Coal and City Property
Stocks, Bonds and General Securities
Mortgages, Loans and Fire Insurance
Estates Managed.

Represented
by London & Co.
Office
Calgary & Toronto
W. H. Bennett
Manager

Scott, McLean
& Co.
Western Union Bank
General
Joseph Brown
Canadian & Foreign & Family
Western Union Bank

Calgary, and Toronto.

READ HOW CALGARY GROWS!

SOME VITAL FACTS

SHOWING THAT CALGARY, DURING THE PAST FIVE YEARS, HAS MADE MORE RAPID AND SUBSTANTIAL GROWTH THAN ANY OTHER YOUNG CITY OF MODERN TIMES.

POPULATION.

As late as 1901 only 4,091 people had pinned their faith to Calgary.
In 1905 the population had increased to 11,967.
In 1907 it had swelled to 20,046.
In 1909 the census showed 29,265.
In 1910 the jump was to 51,000.
In May, 1911, the population of Calgary exceeded 60,000.
No other young city of modern times can show a growth in population so rapid as that of Calgary.

ASSESSMENT.

1904, \$4,098,437; 1906, \$7,771,921; 1908, \$17,941,878; 1910, \$30,796,062.
Increase, 71.64, the highest percentage of all but one of the thirteen Western Canadian cities.
1911, approximate, \$33,000,000.
The phenomenal increase in assessment, consequent on the extension of the City's area, and the rapid increase in building and in value of property, surpasses all records.

BUILDING EXPENDITURE.

1907, \$2,094,254; 1908, \$627,100; 1909, \$2,420,450; 1910, \$5,589,584.
In his annual report the Building Inspector estimates, conservatively, an expenditure for 1911 of \$10,000,000.
The building returns for the month of May, 1911, were \$2,700,000, and for five months of the present year show an outlay of over \$6,885,000, and if this keeps up, the returns will far exceed the ten million mark prophesied by the Building Inspector.

Calgary ranks No. five among the chief cities of the Dominion in building expenditure.

BANK CLEARINGS.

Clearing House.	Year 1906.	Year 1907.	Year 1908.	Year 1909.	Year 1910.
MONTREAL.....	\$1,533,505,790	\$1,555,737,270	\$1,667,315,031	\$1,805,649,000	\$2,088,838,568
TORONTO.....	1,219,135,359	1,228,905,517	1,169,902,436	1,437,700,477	1,803,934,254
WINNIPEG.....	804,535,914	896,067,376	614,111,891	770,649,322	902,415,182
VANCOUVER.....	132,868,396	191,734,490	183,083,446	267,529,944	444,968,818
OTTAWA.....	135,595,734	105,487,800	184,367,750	178,181,973	193,714,858
CALGARY.....	94,771,926	69,796,445	64,915,227	68,754,489	180,877,031
QUEBEC.....	92,834,213	107,402,897	111,812,351	118,803,772	123,719,035
VICTORIA.....	45,015,515	55,330,558	55,236,013	70,705,879	101,567,074
HAMILTON.....	78,462,620	88,104,108	72,329,888	84,868,598	101,226,466
HALIFAX.....	91,582,219	93,587,137	90,232,245	95,278,403	95,855,316
ST. JOHN.....	60,032,818	66,150,414	65,435,636	72,404,500	77,843,540
EDMONTON.....	12,920,721	48,716,791	38,596,606	50,661,012	71,635,122
LONDON.....	57,963,782	65,706,473	65,875,041	62,093,337	67,154,297
TOTALS.....	\$3,807,989,065	\$4,221,441,516	\$4,142,233,370	\$5,203,289,249	\$6,114,038,804

*Started 18th April, 1906. †Half-year only.

For May, 1911, the clearings were \$10,241,000; for five months of the year \$74,611,353. Calgary leads in percentage increase over all other Canadian cities.

In this showing, a true index to the commercial status of a city, Calgary comes sixth among Canadian cities, being exceeded only by Montreal, Toronto, Winnipeg, Vancouver, and Ottawa.

CUSTOMS REVENUE.

Fiscal year, June 30, 1901, \$41,194; 1905, \$196,153; fiscal year ending March 30, 1910, \$653,243; April to November, 1910, \$216,164 (eight months). For May, 1911, \$165,970.89.

Estimate to November, 1911, \$1,065,578.

Calgary's percentage of increase past five years, 143.4.

POSTAL REVENUE.

1905-6, \$53,403; 1906-7 (nine months), \$53,346; 1907-8, \$90,941; 1908-9, \$99,070; 1909-10, \$125,749; 1910-11, \$150,000 (estimated on basis first eight months current fiscal year).

PUBLIC IMPROVEMENTS.

Water Mains.....1909, 62.05 miles; 1910, 72.60 miles.
Sewers.....1909, 44.00 miles; 1910, 84.25 miles.
Sidewalks.....1909, 47.00 miles; 1910, 65.00 miles.

For 1911 the city will spend \$245,000, in addition to unexpended appropriation, or a total of \$500,000, on the extension of water mains to the suburbs.

C.P.R. TELEGRAPH RETURNS.

Telegraph returns show clearly the business growth of a city.

In 1905, the staff of the C.P.R. Telegraph Co. at Calgary numbered five.

In January, 1907, Calgary made headquarters Alberta Division; in April of same year staff consisted of Superintendent, Chief Operator, Night Chief and 17 operators.

In 1910 staff had increased to 56, and volume of business handled was ten times that of 1905.

Number of messages handled in 1910, 1,752,790, an average of 4,825 messages per day, including Sunday.